

Florida Department of State
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Account Name : EMPIRE CORPORATE KIT COMPANY
Account Number : 072450003255
Phone : (305) 634-3694
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FLORIDA PROFIT CORPORATION OR P.A.

ISLAND PALMS REAL ESTATE IF VERO BEACH REFERRALS, IN

Certificate of Status	0
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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

ARTICLES OF INCORPORATION

FOR

ISLAND PALMS REAL ESTATE OF
VERO BEACH REFERRALS, INC.

The undersigned incorporator(s), for the purpose of forming a corporation under the Florida Business Corporation Act, hereby adopt the following Articles of Incorporation for such corporation:

ARTICLE I

The name of the corporation is ISLAND PALMS REAL ESTATE OF VERO BEACH REFERRALS, INC.

ARTICLE II

The initial street address of the corporation's principal office is 524 Miracle Mile, Vero Beach, Florida 32960.

ARTICLE III

The total number of shares of capital stock which the corporation shall be authorized to issue is 1000 shares of common stock having a par value of \$1.00 per share.

ARTICLE IV

The amount of capital with which the corporation will begin is not less than \$500.00.

Barry G. Segal, Esquire
Florida Bar Number: 79723
Barry G. Segal, P.A.
2801 Ocean Drive
Suite 204
Vero Beach, Florida 32963
Telephone: (561) 234-3006

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ARTICLE V

The corporation shall have perpetual existence.

ARTICLE VI

The Corporation may engage in any activity or business permitted under the laws of the United States and under the laws of the State of Florida.

ARTICLE VII

This Corporation shall have no less than one Director at any time. The number of Directors may be increased or diminished from time to time, By-Laws adopted by the Stockholders.

The name and post office address of the member of the first Board of Directors, who, subject to the provisions of these Articles of Incorporation, the By-Laws and the laws of the State of Florida shall hold office for the first year of the Corporation's existence, or until successors are elected and shall have qualified, is as follows:

Name	Address
Deborah Bell	524 Miracle Mile Vero Beach, Florida 32960
Susan Scotti	524 Miracle Mile Vero Beach, Florida 32960

ARTICLE VIII

The name and address of the incorporator is:

Name	Address
Deborah Bell	524 Miracle Mile Vero Beach, Florida 32960

ARTICLE IX

The name and address of the person signing these Articles of Incorporation as subscriber is:

Name
Deborah Bell

Address
524 Miracle Mile
Vero Beach, Florida 32960

ARTICLE X

The Corporation shall have the power and authority to indemnify any officer or any shareholder or any former officer or shareholder to the fullest extent permitted by law.

ARTICLE XI

The corporation may be dissolved at any time by unanimous written consent of the shareholders. On dissolution, the corporate property and assets shall, after payment of all debts of the corporation, be distributed to the shareholders in proportion to the number of shares of stock in the corporation which each shareholder then owns.

ARTICLE XII

The name and post office address of the officers of the Corporation, who, subject to the provisions of these Articles of Incorporation, the By-Laws and the laws of the State of Florida shall hold office for the first year of the corporation's existence, or until their successors are elected and shall have qualified, is as follows:

PRESIDENT:

Deborah Bell
524 Miracle Mile
Vero Beach, Florida 32960

SECRETARY/TREASURER:

Susan Scotti
524 Miracle Mile
Vero Beach, Florida 32960

IN WITNESS WHEREOF, I, the undersigned incorporator of this corporation, have executed these Articles of Incorporation at Vero Beach, Indian River County, Florida, on this 17th day of December, 2001.

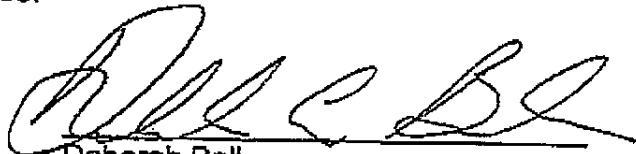

Deborah Bell, Incorporator

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**CERTIFICATE DESIGNATING REGISTERED AGENT AND REGISTERED
OFFICE FOR THE SERVICE OF PROCESS WITHIN FLORIDA.**

In compliance with Section 48.091, Florida Statutes, the following is submitted:

That ISLAND PALMS REAL ESTATE OF VERO BEACH REFERRALS, INC.,
desiring to organize or qualify under the laws of the State of Florida has named Barry G.
Segal as its registered agent to accept service of process within Florida, at: 2801 Ocean
Drive, Suite 204, Vero Beach, Florida 32963.

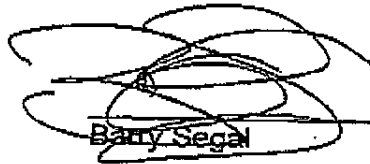


Deborah Bell
TITLE: President

Date: 12-17-01

Having been named registered agent to accept service of process for the above
stated corporation, at the place designated in the certificate,

I, Barry Segal, hereby agree to act in that capacity and further agree to comply with
the provisions of all statutes relative to the proper and complete performance of such
duties.



Dated: 12/17/01

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